



Committee: Directly to Council
Committee Review: N/A
Staff: Eric Feldman, Senior Advisor
Purpose: To introduce agenda item – no vote expected
Keywords: #EzechielsLaw #WindowGuardBill
#WindowSafety, #ASaferView4Kids

AGENDA ITEM # 23J
Date: May 27, 2021
Introduction

SUBJECT

Recognizing Bill 51-20, Landlord-Tenant Relations – Window Guards as “Ezekiel’s Law”

EXPECTED ATTENDEES

None

BACKGROUND

- In October of 2020, two-year-old Ezekiel Nguemezi died after falling out of a window at his family’s Takoma Park apartment, leaving a young mother and an entire community in grief.
- The County had another child fall through an apartment window in Gaithersburg last year. Luckily, the child was able to survive the fall. And in 2019, another child was seriously injured after falling out an 11th-story window in Takoma Park as well.
- These incidents are extremely concerning and we must make every effort to keep children safe.
- Council President Hucker introduced Bill 51-20, Landlord-Tenant Relations – Window Guards and it was unanimously approved by the Montgomery County Council on April 6th.
- The legislation will:
 - (1) require the installation and maintenance of window guards in certain rental housing;
 - (2) require certain notifications to tenants;
 - (3) add lease requirements in certain circumstances;
 - (4) provide for the enforcement of window guard requirements; and
 - (5) generally amend laws regarding landlord-tenant relations.

DESCRIPTION/ISSUE

- This resolution would make it the formal sense of the Montgomery County Council that Bill 51-20, Landlord-Tenant Relations – Window Guards, is recognized as “Ezekiel’s Law” in memory of Ezekiel Nguemezi.

This report contains:

Resolution

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Resolution No.: _____
Introduced: May 27, 2021
Adopted: _____

**COUNTY COUNCIL
FOR MONTGOMERY COUNTY, MARYLAND**

Lead Sponsor: Council President Hucker

SUBJECT: Resolution Recognizing Bill 51-20, Landlord-Tenant Relations – Window Guards as “Ezekiel’s Law”

Background

- Council President Hucker introduced Bill 51-20, Landlord-Tenant Relations – Window Guards and it was unanimously approved by the Montgomery County Council on April 6th.
- This legislation was drafted following the tragic death of two-year-old Ezekiel Nguemezi, after he fell out of a window at his family’s Takoma Park apartment, leaving a young mother and an entire community in grief.
- This resolution would make it the formal sense of the Montgomery County Council that Bill 51-20, Landlord-Tenant Relations – Window Guards, is recognized as “Ezekiel’s Law” in memory of Ezekiel Nguemezi.

Action

The County Council for Montgomery County, Maryland approves the following resolution:

Recognizing Bill 51-20, Landlord-Tenant Relations – Window Guards as “Ezekiel’s Law”

This is a correct copy of Council action.

Selena Mendy Singleton, Esq.
Clerk of the Council